



**SHREWSBURY CONSERVATION COMMISSION
SHREWSBURY, MASSACHUSETTS
MINUTES**

Regular Meeting: November 15, 2005 - 7:00 P.M.

Location: Selectmen's Hearing Room – Municipal Office Building

Present: John J. Ostrosky, Chairman
Robert Jacques, Vice-Chairman
Dorbert Thomas, Clerk
Patricia Banks
Ken Polito

Also Present: Brad Stone, Agent, Stormwater Management and Conservation

Mr. Ostrosky opened the meeting at 7:00 P.M.

1. Review and Approve Minutes

The Commission approved the Minutes as follows:

June 21 – approved as submitted with the one change on Page 2, paragraph 2, change the word “copper” to “coffer”.

July 19 – Mr. Jacques abstained from vote. The Commission approved as submitted.

August 16 – Ms. Banks and Ms. Thomas abstained. The Commission approved as submitted.

2. Signed bills.

3. Meetings and Hearings

7:00 P.M.

285-1362 Continued – Public Hearing regarding the Notice of Intent filed by Flint Pond Development, LLC for the construction of an over-55 residential development with a commercial component on approximately 68 acres at 180-228 Hartford Turnpike

Attending the hearing was Ben Sherman – from BSC Group, and Attorney Kevin Byrne – representing the Flint Pond Development, LLC.

Attorney Byrne said they last met with the Commission on July 19, 2005. He said they hired Judy Barrett, as a consultant from Community Opportunities Group, at the suggestion of the Planning Board. He said they also have a meeting with the Planning Board on November 3, 2005. Attorney Byrne gave the history to now.

Attorney Byrne said they are proposing 158 residential units and 91,000 sq. ft. of commercial business. He said they will be doing substantial mitigation on Route 20. He said they will be installing a pump station on site, which will also benefit abutters, including some abutters across the street, like the trailer park.

Mr. Sherman explained some of the changes made and showed the new proposed lay-out. He submitted the calculation sheet that showed differences of disturbances from the first plans to now. He said the total impervious area in the buffer is 2,703 sq. ft. He also reviewed the drainage for the site.

Mr. Jacques expressed concern about the amount of fill on the site. He said at some point the Commission wants to know how much of the site will have fill. Mr. Sherman reviewed his sheets, saying this information is on there. Mr. Jacques said he was not satisfied with this information.

Mr. Jacques asked about other plantings besides grass. Mr. Sherman said there is a landscape plan, but said the wetlands regulations are vague on this and they would look to the Commission for guidance.

Mr. Jacques asked about the peninsula that has a buffer and if their wetland scientist looked into replication for this area. Mr. Sherman explained, saying the buffer and archaeological aspects keep them from working on it. Mr. Jacques commented that he would like to have a particular restorative plan now for these areas because this is their only chance to see what is planned.

The Commission agreed that they would like to see some kind of overall mitigation plan.

Mr. Jacques asked if the slopes were steeper than 3:1, and Mr. Sherman said they are only 3:1.

Mr. Polito asked about replication areas, and Mr. Sherman said Sheet 9 of 41 explains this.

Mr. Jacques asked if they would use the excavated material on the balance of the site, and Mr. Sherman said they would be.

Mr. Polito said he felt strongly that the Commission know the phasing plan and show how transitions will go.

The Commission agreed that more reporting besides the NPDES reporting may be necessary and said this could be put in the Order of Conditions.

Mr. Stone also emphasized the need for more detailed phasing plan.

Mr. Ostrosky continued the hearing to December 20, 2005, and asked that the hearing be readvertised.

285-1371 Continued – Public Hearing regarding the Notice of Intent filed by Flagg Palmer Realty Trust for the construction of a commercial building at 455 Hartford Turnpike, Lot 1

Attending the hearing was Bob Murphy – the engineer. Mr. Murphy said he had revised plans for access.

After the presentation, which Mr. Murphy showed drainage changes, the Commission still had the same concerns of access to this back lot. The Commission agreed and said they need to see permanent access with the drainage issue met. The Commission also said they want them to go to the Zoning Board of Appeals first.

Mr. Jacques emphasized that before they come back they get the legality of the access, etc. and commented they need to show utilities, etc.

Mr. Murphy said they are still designing the Definitive plan for the Planning Board.

Mr. Ostrosky continued the hearing to December 20, 2005.

285-1378 Continued – Public Hearing regarding the Notice of Intent filed by Timothy Walsh for the construction of a swimming pool and landscaping at 7 Rockwell Drive

Attending the hearing was Tim Walsh – the homeowner, and Josh Reinke – an engineer from HS & T Group, Inc. Mr. Reinke explained the changes.

Mr. Ostrosky closed the hearing.

285-1376 Public Hearing regarding the Notice of Intent filed by Edgars Auzenbergs for the construction of a single family home addition at 641 South Street

Attending the hearing was Edgars Auzenbergs – the homeowner, and Art Allen from EcoTech.

Mr. Allen said they are proposing to do a 60 sq. ft. addition (foyer). He said it is approximately 46 feet from the wetland at the closest point, and all work is upland.

Mr. Allen said they are proposing to install a silt fence at the opposite side of the existing driveway.

Mr. Ostrosky officially closed the hearing.

285-1369 Public Hearing regarding the Notice of Intent filed by Kalamat, LLC for the construction of a sewer main at Grafton Street and Grafton Circle

Attending the hearing was Kevin Quinn – an engineer from Quinn Engineering.

Mr. Quinn said this filing is for a sewer force main, which is being filed on behalf of four separate users. He showed the route of the force main. He said it will be servicing #308, 332, 338, 329, and said buildings in the island will be serviceable, as well as Kevin Jarvis' building.

Mr. Ostrosky officially closed the hearing.

285-1311 Public Hearing regarding the request for an Amended Order of Conditions to review the phasing plan associated with the construction of a rental apartment community at 870-890 Hartford Turnpike

Attending the hearing was Mike Roberts – from Avalon Bay Communities. Mr. Roberts presented a more detailed and revised phasing plan. He said they are not asking for any relief in details of the Order of Conditions; they are just refining the phasing.

Mr. Roberts said Avalon will be on site during construction; and they will hire a third party to provide monitoring reports. He reviewed their memo dated November 8, 2005 and the revised plan.

Mr. Jacques commented that this is an aggressive plan and said that the Commission won't be bashful in shutting down the project if there is a problem.

Mr. Polito expressed concern that all phases will be opened up at once ultimately in the end.

Mr. Ostrosky commented that when taking material from Phase 3 to 4, material could be stockpiled. Mr. Roberts agreed.

Mr. Polito suggested coming back in December with report; and Mr. Jacques commented maybe they could come in for each meeting over the next few months to monitor the project. All were in favor, including Mr. Roberts.

Mr. Ostrosky officially closed the hearing.

285-** Public Hearing regarding the Notice of Intent filed by Worcester Business Development Corporation for the construction of an access driveway at Lot 9 Centech Park, Centrch Boulevard**

Attending the hearing was Roberta Brien - from WBDC, and Jeff Howland – an engineer from Graves Engineering.

Mr. Howland said this filing is for the construction of an access driveway at Lot 9. He said they did receive the zone change from the Special Town Meeting in October. He commented that they are looking for this road to have an Order of Conditions, but it would not be built unless the lot is sold for development, and said this can be put in the Order of Conditions.

Mr. Ostrosky officially closed the road.

285-1379 Public Hearing regarding the Notice of Intent filed by William Henderson for the construction of a single family home driveway and well at Lot 4 Sewall Street

Attending the hearing was Steve Sears – an engineer from Ross Associates.

Mr. Sears said this filing is for a septic system, leech field, and driveway. He said a small section of the driveway, well, and water line is within the 200 foot buffer area.

Mr. Ostrosky officially closed the hearing.

285-1382 Public Hearing regarding the Notice of Intent filed by Theresa Tyan for the construction of a swimming pool at 650 South Street

Attending the hearing was Tony Tyan, the homeowner. Mr. Tyan said they want to construct a swimming pool. He said some of the fill will be within the buffer area.

Mr. Ostrosky commented that it looks like the closest point is about 36 feet with some grading. Mr. Tyan said that was right.

Mr. Ostrosky officially closed the hearing.

285-1339 Public Hearing regarding the Notice of Intent filed by Gary Sweet for the construction of a single family home and driveway at 232-234 Gulf Street

Attending the hearing was Gary Sweet – the homeowner, and Glenn Krevosky the wetland engineer.

Mr. Krevosky said he looked at the brook there to monitor the state of it. He submitted documentation and reviewed it showing the brook is an intermittent stream. He said Mr. Stone was also out there and agreed with this.

Mr. Krevosky said the closest point is about 35 feet away with grading and 40 feet away with the driveway.

Mr. Stone did express concern about the flood plain on either side of the project. Mr. Krevosky said he can provide calculation for Mr. Stone's review.

Mr. Ostrosky continued the hearing to December 20, 2005.

285-** Public Hearing regarding the Notice of Intent filed by the Town of Shrewsbury Parks and Recreation Department for the construction of a dock and retaining wall at the Donahue Rowing Center, 237 North Quinsigamond Avenue**

Brad Stone represented the Town of Shrewsbury for this project. Mr. Stone said they want to replace the dock and use rubber ropes to hold it in place. He said the retaining wall will go along the shore line.

Mr. Ostrosky officially closed the hearing.

4. New Business

a. Discussed/Signed Draft Orders of Conditions and Requests for Determination of Applicability

- | | |
|-----------------|---|
| 285-1362 | 180-228 Hartford Turnpike – Continued |
| 285-1371 | 455 Hartford Turnpike – Continued |
| 285-1378 | 7 Rockwell Drive – Conditionally approved
(Ms. Banks, Mr. Jacques, & Mr. Ostrosky vote only) |
| 285-1376 | 641 South Street – Conditionally approved |
| 285-1369 | Grafton Street and Grafton Circle – Conditionally approved |
| 285-1311 | 870-890 Hartford Turnpike – Conditionally approved |
| 285-**** | Lot 9 Centech Park – Conditionally approved |
| 285-1379 | Lot 4 Sewall Street – Conditionally approved |
| 285-1382 | 650 South Street – Conditionally approved |
| 285-1339 | 232-234 Gulf Street - Continued |
| 285-**** | 237 North Quinsigamond Avenue
Donahue Rowing Center – Conditionally approved |

5. Old Business

a. Discussed/Signed Certificates of Compliance

285-1287	86-88 Old Faith Road
285-546	Lot 10 Wheelock Estates
285-1153	138-140 South Quinsigamond Avenue
285-1167	Lot 2 Holt Street
285-1168	Lot 1 Holt Street
285-1169	Lot 3A Holt Street
285-1170	Lot 4 Holt Street

The meeting adjourned at 9:45 P.M.

Respectfully Submitted,

Annette W. Rebovich